

Billing Code 4210-27-P
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

[Docket No. FR-4231-N-01]

**Notice of Funding Availability (NOFA) for
Supportive Housing for Persons with Disabilities**

AGENCY: Office of the Assistant Secretary for Housing - Federal Housing Commissioner, HUD.

ACTION: Notice of funding availability for Fiscal Year (FY) 1997.

SUMMARY: This NOFA announces HUD's funding for supportive housing for persons with disabilities. This document describes the following: (a) the purpose of the NOFA and information regarding eligibility, submission requirements, available amounts, and selection criteria; and (b) application processing, including how to apply and how selections will be made.

APPLICATION PACKAGE: The Application Package can be obtained from the Multifamily Housing Clearinghouse, P.O. Box 6424, Rockville, MD 20850, telephone 1-800-685-8470 (the TTY number is 1-800-483-2209), from the appropriate HUD Office identified in Appendix B to this NOFA and also appears under the HUD Homepage on the Internet which can be accessed under "Development" at <http://www.hud.gov/fha/fhamf.html>. The Application Package includes a checklist of exhibits and steps involved in the application process.

DATES: The deadline for receipt of applications in response to this NOFA is 4:00 p.m. local time on July 28, 1997. The application deadline is firm as to date and hour. In the interest of fairness to all applicants, HUD will not consider any application that is received after the deadline. Sponsors should take this into account and submit applications as early as possible to avoid the risk of unanticipated delays or delivery-related problems. In particular, Sponsors intending to mail applications must provide sufficient time to permit delivery on or before the deadline date. Acceptance by a Post Office or private mailer does not constitute delivery. Facsimile (FAX), COD, and postage due applications will not be accepted.

ADDRESSES: Applications must be delivered to the Director of the Multifamily

Housing Division in the HUD Office for your jurisdiction. A listing of HUD Offices, their addresses, and telephone numbers, including TTY numbers, is attached as Appendix B to this NOFA. HUD will date and time stamp incoming applications to evidence timely receipt, and, upon request, will provide the applicant with an acknowledgement of receipt.

FOR FURTHER INFORMATION CONTACT: The HUD Office for your jurisdiction, as listed in Appendix B to this NOFA.

SUPPLEMENTARY INFORMATION:

Paperwork Reduction Act Statement

The information collection requirements contained in this NOFA have been approved by the Office of Management and Budget (OMB), under the Paperwork Reduction Act of 1995 (44 U.S.C. 3501-3520), and assigned OMB Control Number 2502-0267. An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless the collection displays a valid control number.

Promoting Comprehensive Approaches to Housing and Community Development

HUD is interested in promoting comprehensive, coordinated approaches to housing and community development. Economic development, community development, public housing revitalization, homeownership, assisted housing for special needs populations, supportive services, and welfare-to-work initiatives can work better if linked at the local level. Toward this end, the Department in recent years has developed the Consolidated Planning process designed to help communities undertake such approaches.

In this spirit, it may be helpful for applicants under this NOFA to be aware of other related HUD NOFAs that have recently been published or are expected to be published in the near future. By reviewing these NOFAs with respect to their program purposes and the eligibility of applicants and activities, applicants may be able to relate the activities proposed for funding under this NOFA to the recent and upcoming NOFAs and to the community's Consolidated Plan.

On April 8, 1997, HUD published in the Federal Register the NOFA for Continuum of Care Assistance. On April 10, 1997, HUD published the NOFA for Rental Assistance for Persons with Disabilities in Support of Designated Housing Allocation Plans, and the NOFA for Mainstream Housing Opportunities for Persons with Disabilities. On April 18, 1997, HUD published the NOFA for the Family Unification Program. On May 7, 1997, HUD published the NOFA for Housing Opportunities for Persons with AIDS. Other NOFAs related to special populations include the NOFA for the Section 202 Program of Supportive Housing for the Elderly which is published elsewhere in today's Federal Register and the NOFA for Service Coordinator Funds which HUD expects to publish within the next few weeks.

To foster comprehensive, coordinated approaches by communities, the Department intends for the remainder of FY 1997 to continue to alert applicants to upcoming and recent NOFAs as each NOFA is published. In addition, a complete schedule of NOFAs to be published during the fiscal year and those already published appears under the HUD Homepage on the Internet, which can be accessed at <http://www.hud.gov/nofas.html>. Additional steps on NOFA coordination may be considered for FY 1998.

For help in obtaining a copy of your community's Consolidated Plan, please contact the community development office of your municipal government.

I. Purpose and Substantive Description

A. Authority

Section 811 of the Cranston-Gonzalez National Affordable Housing Act (the NAHA) (Pub. L. 101-625, approved November 28, 1990), as amended by the Housing and Community Development Act of 1992) (HCD Act of 1992) (Pub. L. 102-550, approved October 28, 1992), and by the Rescissions Act (Pub. L. 104-19, approved July 27, 1995) authorized a new supportive housing program for persons with disabilities, and replaced assistance for persons with disabilities previously covered by section 202 of the Housing Act of 1959 (section 202 continues, as amended by section 801 of the NAHA, and the HCD Act of 1992, to authorize supportive housing for the elderly). HUD provides the

assistance as capital advances and contracts for project rental assistance in accordance with 24 CFR part 891. Capital advances may be used to finance the construction, rehabilitation, or acquisition with or without rehabilitation, including acquisition from the Federal Deposit Insurance Corporation (formerly held by the Resolution Trust Corporation) (FDIC/RTC), of structures to be developed into a variety of housing options ranging from group homes and independent living facilities, to dwelling units in multifamily housing developments, condominium housing, and cooperative housing. This assistance may also cover the cost of real property acquisition, site improvement, conversion, demolition, relocation, and other expenses that the Secretary determines are necessary to expand the supply of supportive housing for persons with disabilities.

Note that on March 22, 1996, HUD published a final rule (61 FR 11948) that consolidated the regulations for the Section 202 Program of Supportive Housing for the Elderly and the Section 811 Program of Supportive Housing for Persons with Disabilities in 24 CFR part 891.

For supportive housing for persons with disabilities, the Departments of Veterans Affairs and Housing and Urban Development, and Independent Agencies Appropriations Act, 1997 (Pub. L. 104-204, approved September 26, 1996, (the Act) provides \$194,000,000 for capital advances, including amendments to capital advance contracts, for supportive housing for persons with disabilities, as authorized by section 811 of the NAHA, and for project rental assistance, and amendments to contracts for project rental assistance, for supportive housing for persons with disabilities, as authorized by section 811 of the NAHA. Up to twenty-five percent of this amount is being set aside for tenant-based rental assistance administered through public housing agencies (PHAs) for persons with disabilities and was announced through a separate Notice in the Federal Register on April 10, 1997 at 62 FR 17666.

In accordance with the waiver authority provided in the Act, the Secretary is waiving the following statutory and regulatory provision: The term of the project rental assistance contract is reduced from 20 years to a

minimum term of 5 years and a maximum term which can be supported by funds authorized by the Act. The Department anticipates that at the end of the contract terms, renewals will be approved subject to the availability of funds. In addition to this provision, the Department will

reserve project rental assistance contract funds based on 75 percent rather than on 100 percent of the current operating cost standards for approved units in order to take into account the average tenant contribution toward rent.

In accordance with an agreement between HUD and the Rural Housing Service (RHS) to coordinate the administration of the agencies' respective rental assistance programs, HUD is required to notify RHS of applications for housing assistance it receives. This notification gives RHS the opportunity to comment if it has concern about the demand for additional assisted housing and possible harm to existing projects in the same housing market area. HUD will consider the RHS comments in its review and project selection process.

B. Allocation Amounts

In accordance with 24 CFR part 791, the Assistant Secretary for Housing has allocated the funds available for capital advances for supportive housing for persons with disabilities based on fair share factors developed by the Assistant Secretary for Policy Development and Research. HUD reserves project rental assistance funds based upon 75 percent of the current operating cost standards to support the units selected for capital advances sufficient for minimum 5-year project rental assistance contracts.

The allocation formula for Section 811 funds consists of two data elements from the 1990 Decennial Census: (1) the number of non-institutionalized persons age 16 or older with a work disability and a mobility or self-care limitation and (2) the number of non-institutionalized persons age 16 or older having a mobility or self-care limitation but having no work disability.

A work disability is defined as a health condition that had lasted for 6 or more months which limited the kind (restricted the choice of jobs) or amount (not able to work full time) of work a person could do at a job or

business. A mobility limitation is defined as a health condition that had lasted for 6 or more months which made it difficult for the person to go outside the home alone; including outside activities such as shopping or visiting a doctor's office. A self-care limitation is defined as a health care limitation that had lasted for 6 or more months which made it difficult for the person to take care of his/her own personal needs such as dressing, bathing, or getting around inside the home. Temporary (short term) problems such as broken bones that are expected to heal normally are not considered problems.

The fair share factors were developed by taking the sum of the number of persons in each of the two elements for each state, or state portion, of each local HUD Office jurisdiction as a percent of the sum of the two elements for the total United States. The resulting percentage for each local HUD Office is then adjusted to reflect the relative cost of providing housing among the local HUD Office jurisdictions. The adjusted needs percentage for each local HUD Office is then multiplied by the total amount of capital advance funds available nationwide.

The Section 811 capital advance funds have been allocated, based on the formula above, to 51 local HUD Offices as shown on the following chart:

**Fiscal Year 1997 Allocations for Supportive Housing for Persons with
Disabilities
[Fiscal Year 1997 Section 811 Allocations]**

Office	Capital Advance Authority	Units
New England:		
Massachusetts	1,760,484	23
Connecticut	1,304,199	17
New Hampshire	623,105	10
Rhode Island	775,704	10
Total	4,463,492	60
New York/New Jersey:		
New York	3,760,413	48
Buffalo	1,472,240	20
Newark	2,230,026	29
Total	7,462,679	97
Mid-Atlantic:		
Maryland	1,175,695	18
West Virginia	961,713	16
Pennsylvania	2,267,878	31
Pittsburgh	1,285,018	20
Virginia	1,089,612	20
D.C.	1,230,690	18
Total	8,010,606	123
Southeast/Caribbean:		
Georgia	1,469,222	26
Alabama	1,226,365	22
Caribbean	1,553,987	20
South Carolina	1,173,059	20
North Carolina	1,903,273	27
Mississippi	966,271	19
Jacksonville	2,679,429	45
Kentucky	1,202,854	20
Knoxville	837,851	16
Tennessee	919,871	17
Total	13,932,182	232

Office		Capital Advance Authority	Units
Midwest:			
	Illinois	2,791,293	36
	Cincinnati	948,806	16
	Cleveland	1,551,613	23
	Ohio	947,399	16
	Michigan	1,795,591	26
	Grand Rapids	581,778	10
	Indiana	1,355,506	22
	Wisconsin	1,251,414	18
	Minnesota	1,206,022	17
	Total	12,429,422	184
Southwest:			
	Texas/New Mexico	1,594,725	29
	Houston	1,157,042	21
	Arkansas	849,164	17
	Louisiana	1,169,249	22
	Oklahoma	920,315	17
	San Antonio	1,028,659	20
	Total	6,719,154	126
Great Plains:			
	Iowa	568,850	10
	Kansas/Missouri	1,092,921	19
	Nebraska	552,689	10
	St. Louis	1,165,599	18
	Total	3,380,059	57
Rocky Mountain:			
	Colorado	1,277,277	21
	Total	1,277,277	21
Pacific/Hawaii:			
	Hawaii (Guam)	1,163,556	10
	Los Angeles	3,897,954	51
	Arizona	950,760	17
	Sacramento	759,544	10
	California	2,348,425	31

Office	Capital Advance Authority	Units
Total	9,120,239	119
Northwest/Alaska:		
Alaska	1,163,556	10
Oregon	1,112,336	17
Washington	1,255,089	18
Total	3,530,981	45
National Total	70,326,091	1,064

C. Eligibility

Nonprofit organizations that have a Section 501(c)(3) tax exemption from the Internal Revenue Service are the only eligible applicants under this program. A single Sponsor shall not request more units in a given HUD Office than permitted for that HUD Office in this NOFA.

D. Initial Screening, Technical Processing, and Selection Criteria

1. Initial Screening

HUD will review applications for section 811 capital advances that HUD receives at the appropriate address by 4:00 p.m. local time on **[Insert date that is 60 days after date of publication in the Federal Register]** to determine if all parts of the application are included. HUD will not review the content of the application as part of initial screening. HUD will send deficiency letters by certified mail, informing Sponsors of any missing parts of the application. Sponsors must correct such deficiencies within 8 calendar days from the date of the deficiency letter. Any document requested as a result of the initial screening may be executed or prepared within the deficiency period, except for Forms HUD-92016-CAs, Articles of Incorporation, IRS exemption rulings, Forms SF-424, Board Resolution committing the minimum capital investment, and site control documents **(all of these excepted items must be dated no later than the application deadline date)**.

2. Technical Processing.

All applications will be placed in technical processing upon receipt of the response to the deficiency letter or at the end of the 8-day period. All applications will undergo a complete analysis based upon the information submitted in the application, including that submitted in response to the deficiency letter. If a reviewer finds that clarification of information submitted in the application is needed to complete the review or an exhibit is missing that was not requested after initial screening, the reviewer shall immediately advise the Multifamily Housing Representative, who will:

(a) request, by telephone, that the Sponsor submit the information within five (5) working days; and (b) follow up by certified letter. As part of this analysis, HUD will conduct its environmental review in accordance with 24 CFR part 50 only on those applications containing satisfactory evidence of site control. (Applications selected with sites identified will receive environmental reviews after submission to HUD of satisfactory evidence of site control and prior to approval of the sites.)

Technical processing will also assure that the Sponsor has complied with the requirements in the civil rights certification in the Application Package.

There must not have been an adjudication of a civil rights violation in a civil action brought against the Sponsor, unless the Sponsor is operating in compliance with a court order, or implementing a HUD-approved compliance agreement designed to correct the areas of noncompliance. There must be no pending civil rights suits against the Sponsor instituted by the Department of Justice, and no pending administrative actions for civil rights violations instituted by HUD (including a charge of discrimination under the Fair Housing Act). There must be no outstanding findings of noncompliance with civil rights statutes, Executive Orders, or regulations, as a result of formal administrative proceedings, nor any charges issued by the Secretary against the Sponsor under the Fair Housing Act, unless the Sponsor is operating under a conciliation or compliance agreement designed to correct the areas of noncompliance. Moreover, there must not be a deferral of the processing of

applications from the Sponsor imposed by HUD under Title VI of the Civil Rights Act of 1964, HUD's implementing regulations (24 CFR 1.8), procedures (HUD Handbook 8040.1), and the Attorney General's Guidelines (28 CFR 50.3); or under section 504 of the Rehabilitation Act of 1973 and HUD's implementing regulations (24 CFR 8.57), and the Americans with Disabilities Act.

Examples of reasons for technical processing rejection include an ineligible Sponsor, ineligible population to be served, lack of legal capacity, outstanding or pending civil rights findings/violations, insufficient need for the project, insufficient evidence that the Sponsor will obtain control of the identified site within six months of fund reservation award if the Sponsor did not submit site control evidence with its application, the project will adversely affect other HUD insured and/or assisted housing or an unsatisfactory Supportive Services Certification by the appropriate State or local agency.

The Secretary will not reject an application based on technical processing without giving notice of that rejection with all rejection reasons and affording the applicant an opportunity to appeal. HUD will afford an applicant 10 calendar days from the date of HUD's written notice to appeal a technical rejection to the HUD Office. The HUD Office must respond within five (5) working days to the Sponsor. The HUD Office shall make a determination on an appeal prior to making its selection recommendations. All applications will be either rated or technically rejected at the end of technical processing.

Upon completion of technical processing, all acceptable applications will be rated according to the selection criteria in section I.D.3. below. Applications that have a total base score of 60 points or more (without the addition of bonus points) will be eligible for selection and will be placed in rank order. These applications, after adding any bonus points, will be selected based on rank order to and including the last application that can be funded out of each local HUD Office's allocation. HUD Offices shall not skip over any applications in order to select one based on the funds remaining.

However, after making the initial selections, any residual funds may be utilized to fund the next rank-ordered application by reducing the units by no more than 10 percent rounded to the nearest whole number, provided the reduction will not render the project infeasible. For this purpose, however, projects of nine units or less may not be reduced.

Funds remaining after this process is completed will be returned to Headquarters. These funds will be used first to restore units to projects reduced by HUD Offices as a result of the instructions above and, second, for selecting applications on a national rank order. No more than one application will be selected per HUD Office from the national residual amount unless there are insufficient approvable applications in other HUD Offices. If funds still remain, additional applications will be selected based on a national rank order, insuring an equitable distribution among HUD Offices.

3. Selection Criteria (Base Points).

HUD will rate applications for Section 811 capital advances that successfully complete technical processing using the following selection criteria set forth below, and the guidelines set forth in Appendix A to this NOFA):

(a) The Sponsor's ability to develop and operate the proposed housing on a long-term basis, considering the following (57 points maximum):

(1) The scope, extent, and quality of the Sponsor's experience in providing housing or related services to those proposed to be served by the project and the scope of the proposed project (i.e., number of units, services, relocation costs, development, and operation) in relationship to the Sponsor's demonstrated development and management capacity as well as its financial management capability. (32 points);

(2) The scope, extent, and quality of the Sponsor's experience in providing housing or related services to minority persons or families (10 points). For purposes of this NOFA "minority" means the basic racial and ethnic categories for Federal statistics and administrative reporting, as defined in OMB's Statistical and Policy Directive No. 15. (See 60 FR 44673,

at 44692, August 28, 1995.);

(3) The extent of local government support for the project (5 points);

(4) The extent of the Sponsor's activities in the community, including previous experience in serving the area where the project is to be located, and the Sponsor's demonstrated ability to raise local funds (10 points);

(b) The need for supportive housing for persons with disabilities in the area to be served, suitability of the site, and the design of the project, considering (43 points maximum):

(1) The extent of the need for the project in the area based on a determination by the HUD Office. This determination will be made by considering the Sponsor's evidence of need in the area, as well as other economic, demographic, and housing market data available to the HUD Office. The data could include the availability of existing Federally assisted housing (HUD and RHS) (e.g., considering availability and vacancy rates of public housing) for persons with disabilities and current occupancy in such facilities, Federally assisted housing for persons with disabilities under construction or for which fund reservations have been issued, and, in accordance with an agreement between HUD and RHS, comments from RHS on the demand for additional assisted housing and the possible harm to existing projects in the same housing market area (8 points);

(2) The proximity or accessibility of the site to shopping, medical facilities, transportation, places of worship, recreational facilities, places of employment, and other necessary services to the intended tenants; adequacy of utilities and streets, and freedom of the site from adverse environmental conditions (site control projects only); and compliance with the site and neighborhood standards (15 points);

(3) Suitability of the site from the standpoints of promoting a greater choice of housing opportunities for minority persons with disabilities and affirmatively furthering fair housing (10 points); and

(4) The extent to which the proposed design will meet any special needs of persons with disabilities the housing is expected to serve (10 points).

4. Selection Criteria (Bonus Points).

(a) Applications submitted by Sponsors whose boards are comprised of at least 51 percent persons with disabilities (including persons who have similar disabilities to those of the prospective residents) (5 bonus points);

(b) The Sponsor's involvement of persons with disabilities (including minority persons with disabilities) in the development of the application, and its intent to involve persons with disabilities (including minority persons with disabilities) in the development and operation of the project (5 bonus points).

(c) Applications containing acceptable evidence of control of an approvable site (10 bonus points);

(d) The project will be located within the boundaries of a Federally-designated Empowerment Zone, Urban Supplemental Empowerment Zone, Enterprise Community, or an Urban Enhanced Enterprise Community (5 bonus points).

The maximum number of points an application can earn without bonus points is 100. An application can earn an additional 25 bonus points for a maximum total of 125 points.

II. Application Process

All applications for Section 811 capital advances submitted by eligible Sponsors must be filed with the appropriate HUD Office receiving an allocation and must meet the requirements of this NOFA. No application will be accepted after 4:00 p.m. local time on July 28, 1997 unless that date and time is extended by a Notice published in the Federal Register. HUD will not accept applications received after that date and time, even if postmarked by the deadline date. Applications submitted by facsimile are not acceptable.

Immediately upon publication of this NOFA, if HUD Offices have not already provided names to the Multifamily Housing Clearinghouse, the Offices shall notify minority media and media for persons with disabilities, all

persons and organizations on their mailing lists, minority and other organizations within their jurisdiction involved in housing and community development, the State Independent Living Council, the local Center for Independent Living and other groups with special interest in housing for disabled households.

Organizations interested in applying for a Section 811 capital advance should contact the Multifamily Housing Clearinghouse at 1-800-685-8470 (the TTY number is 1-800-483-2209) for a copy of the Application Package, and advise the appropriate HUD Office if they wish to attend the workshop described below. HUD encourages minority organizations to participate in this program as Sponsors. HUD Offices will advise all organizations on their mailing list of the date, time, and place of workshops at which HUD will explain the Section 811 program.

HUD strongly recommends that prospective applicants attend the local HUD Office workshop. Interested persons with disabilities should contact the HUD Office to assure that any necessary arrangements can be made to enable their attendance and participation in the workshop. At the workshops, HUD will distribute Application Packages and explain application procedures and requirements. Also, HUD will address concerns such as local market conditions, building codes and accessibility requirements, historic preservation, floodplain management, displacement and relocation, zoning, and housing costs.

If Sponsors cannot attend a workshop, Application Packages can also be obtained from the Multifamily Housing Clearinghouse (see address and telephone number in the "Application Package" section, above). However, Sponsors who cannot attend the workshops are strongly encouraged to contact the appropriate HUD Office with any questions regarding the submission of applications to that particular office and to request any materials distributed at the workshop.

III. Application Submission Requirements

A. Application

Each application shall include all of the information, materials, forms, and exhibits listed in section III.B., below, of this NOFA (with the exception of applications submitted by Sponsors selected for a Section 811 fund reservation within the last three funding cycles), **and must be indexed and tabbed**. Such previously selected Section 811 Sponsors are not required to submit the information described in B.2.(a), (b), and (c), below, of this NOFA (Exhibits 2.a., b., and c. of the application), which are the articles of incorporation (or other organizational documents), by-laws, and the IRS tax exemption, respectively. If there has been a change in any of the eligibility documents since its previous HUD approval, the Sponsor must submit the updated information in its application. The HUD Office will base its determination of the eligibility of a new Sponsor for a reservation of Section 811 capital advance funds on the information provided in the application. HUD Offices will verify a Sponsor's indication of previous HUD approval by checking the project number and approval status with the appropriate HUD Office.

In addition to this relief of paperwork burden in preparing applications, applicants will be able to use information and exhibits previously prepared for prior applications under Section 811, Section 202, or other funding programs. Examples of exhibits that may be readily adapted or amended to decrease the burden of application preparation include, among others, those on previous participation in the Section 202 or Section 811 programs; applicant experience in the provision of housing and services; supportive services plan; community ties; and experience serving minorities.

B. General Application Requirements

NOTE: A SPONSOR MAY APPLY FOR A SCATTERED SITE PROJECT IN ONE APPLICATION.

1. Form HUD-92016-CA, Application for Section 811 Supportive Housing Capital Advance.
2. Evidence of **each** Sponsor's legal status as a nonprofit organization,

including the following:

(a) Articles of Incorporation, constitution, or other organizational documents;

(b) By-laws;

(c) IRS section 501(c)(3) tax exemption ruling (this must be submitted by all Sponsors, including churches).

NOTE: SPONSORS WHO HAVE RECEIVED A SECTION 811 FUND RESERVATION WITHIN THE LAST THREE FUNDING CYCLES ARE NOT REQUIRED TO SUBMIT THE DOCUMENTS DESCRIBED IN (a), (b), and (c), ABOVE. INSTEAD, SPONSORS MUST SUBMIT THE PROJECT NUMBER OF THE LATEST APPLICATION SUBMITTED AND THE HUD OFFICE TO WHICH IT WAS SUBMITTED. IF THERE HAVE BEEN ANY MODIFICATIONS OR ADDITIONS TO THE SUBJECT DOCUMENTS, INDICATE SUCH, AND SUBMIT THE NEW MATERIAL.

(d) A resolution of the board, duly certified by an officer, that no officer or director of the Sponsor or Owner has or will have any financial interest in any contract with the Owner or in any firm or corporation that has or will have a contract with the Owner and that includes a current listing of all duly qualified and sitting officers and directors by title and the beginning and ending dates of each person's term.

(e) The number of people on the Sponsor's board and the number of those people who have disabilities (including disabilities similar to those of the prospective residents).

3. Sponsor's purpose, community ties, and experience, including the following:

(a) A description of Sponsor's purpose, current activities and how long it has been in existence;

(b) A description of Sponsor's ties to the community at large and to the minority and disabled communities in particular;

(c) A description of local government support (including financial support and services);

(d) Letters of support for the Sponsor and for the proposed project from organizations familiar with the housing and supportive services needs of

the persons with disabilities that the Sponsor expects to serve in the proposed project;

(e) A description of Sponsor's housing and/or supportive services experience. The description should include any rental housing projects (including integrated housing developments) and/or supportive services facilities sponsored, owned, and operated by the Sponsor, the Sponsor's past or current involvement in any programs other than housing that demonstrates the Sponsor's management capabilities (including financial management) and experience, and the Sponsor's experience in serving persons with disabilities and minorities; and the reasons for receiving any increases in fund reservations for developing and/or operating any previously funded projects.

(f) A description of Sponsor's participation in joint ventures and experience in contracting with minority-owned businesses, women-owned businesses, and small businesses over the last three years, including a description of the joint venture, partners and the Sponsor's involvement and a summary of the total contract amounts awarded in each of the three categories for the preceding three years, and the percentage that amount represents of all contracts awarded by the Sponsor in the relevant time period;

(g) A certified Board Resolution acknowledging responsibilities of sponsorship, long-term support of the project(s), willingness of Sponsor to assist the Owner to develop, own, manage and provide appropriate services in connection with the proposed project, and that it reflects the will of its membership. Also, evidence, in the form of a certified Board Resolution, of the Sponsor's willingness to fund the estimated start-up expenses, the Minimum Capital Investment (one-half of one-percent of the HUD-approved capital advance, not to exceed \$10,000), and the estimated cost of any amenities or features (and operating costs related thereto) that would not be covered by the approved capital advance;

(h) A description, if applicable, of the Sponsor's efforts to involve persons with disabilities (including minority persons with disabilities and persons with disabilities similar to those of the prospective residents) in

the development of the application and in the development and operation of the project.

4. Project information including the following:

(a) Evidence of need for supportive housing. An identification of the proposed population and evidence demonstrating sustained effective demand for supportive housing for the proposed population in the market area to be served, taking into consideration the occupancy and vacancy conditions in existing Federally assisted housing for persons with disabilities (HUD and RHS; e.g., public housing), State or local needs assessments of persons with disabilities in the area, the types of supportive services arrangements currently available in the area, and the use of such services as evidenced by data from local social service agencies.

(b) A description of the project, including the following:

(1) Number and type of structure(s), number of bedrooms if group home, number of units with bedroom distribution if independent living units (including condos), number of residents with disabilities, and any resident staff per structure.

(2) An identification of all community spaces, amenities, or features planned for the housing. A description of how the spaces, amenities, or features will be used, and the extent to which they are necessary to accommodate the needs of the proposed residents. If these community spaces, amenities, or features would not comply with the project design and cost standards of § 891.120 and the special project standards of § 891.310, the Sponsor must demonstrate its ability and willingness to contribute both the incremental development cost and continuing operating cost associated with the community spaces, amenities, or features; and

(3) A description of whether and how the project will promote energy efficiency, and, if applicable, innovative construction or rehabilitation methods or technologies to be used that will promote efficient construction.

(c) A supportive services plan (a copy of which must be sent to the appropriate State or local agency as instructed in section IV.C., below, of

this NOFA) that includes:

(1) A detailed description of whether the housing is expected to serve persons with physical disabilities, developmental disabilities or chronic mental illness. Include how and from whom/where persons will be referred to and admitted for occupancy in the project. The Sponsor may, with the approval of the Secretary, limit occupancy within housing developed under this NOFA to persons with disabilities who have similar disabilities and require a similar set of supportive services in a supportive housing environment. However, the Owner must permit occupancy by any qualified person with a disability who could benefit from the housing and/or services provided, regardless of the person's disability.

If the Sponsor is requesting approval to limit occupancy in its proposed project(s), it must submit the following:

(i) A description of the population of persons with disabilities to which occupancy will be limited;

(ii) An explanation of why it is necessary to limit occupancy of the proposed project(s) to the population described in (i) above. This should include but is not limited to:

(A) An explanation of how limiting occupancy to a subcategory of persons with disabilities promotes the goals of the Section 811 program; and,

(B) An explanation of why the housing and/or service needs of this population cannot be met in a more integrated setting.;

(iii) A description of the Sponsor's experience in providing housing and/or supportive services to the proposed occupants; and

(iv) A description of how the Sponsor will ensure that the occupants of the proposed project(s) will be integrated into the neighborhood and surrounding community.

(2) A detailed description of the supportive service needs of the persons with disabilities that the housing is expected to serve.

(3) The Sponsor shall develop, and submit with its application, a list of community service providers, including those that are consumer controlled,

and include letters of intent to provide services to residents of the proposed project(s) from as many potential service providers as possible. This list shall be made available to any residents who wish to be responsible for acquiring their own supportive services. However, a provider may not require residents to participate in any particular service.

(4) A detailed description of a comprehensive supportive services plan organized by the Sponsor for those residents who do not wish to take responsibility for acquiring their own services. Such a plan must include the following:

(i) The name(s) of the agency(s) that will be responsible for providing the supportive services;

(ii) The evidence of each service provider's (applicable even if the service provider will be the Sponsor) capability and experience in providing such supportive services;

(iii) A description of how, when, how often, and where (on/off-site) the services will be provided;

(iv) Identification of the extent of State and local funds to assist in the provision of supportive services;

(v) Letters of intent from service providers (including those that are consumer-controlled) or funding sources, indicating commitments to fund or to provide the supportive services, or that a particular service will be available to proposed residents. If the Sponsor will be providing any supportive services or will be coordinating the provision of any of the supportive services, a letter indicating its commitment to either provide the supportive services or ensure their provision for the life of the project;

(vi) If any State or local government funds will be provided, a description of the State or local agency's philosophy/policy concerning housing for the population to be served, and a demonstration by the Sponsor that the application is consistent with State or local plans and policies governing the development and operation of housing for the same disabled population.

(5) A description of residential staff, if needed.

(6) Assurances that if the proposed residents choose to receive supportive services organized by the Sponsor they will be provided based on the residents' individual needs.

(7) A statement indicating the Sponsor's commitment that it will not condition occupancy on the resident's acceptance of any supportive services.

(d) Supportive Services Certification. A certification from the appropriate State or local agency identified in the Application Package indicating whether: 1) the provision of supportive services is well designed to serve the needs of persons with disabilities the housing is expected to serve, 2) whether the supportive services will be provided on a consistent, long-term basis, and 3) whether the proposed housing is consistent with State or local plans and policies governing the development and operation of housing to serve individuals of the proposed occupancy category. (The name, address, and telephone number of the appropriate agency will be identified in the Application Package and can also be obtained from the appropriate HUD Office.)

(e) Evidence of control of an approvable site, **OR** identification of a site for which the Sponsor provides reasonable assurances that it will obtain control within 6 months from the date of fund reservation (if Sponsor is approved for funding).

(1) If the Sponsor has control of the site, it must submit the following information:

(i) Evidence that the Sponsor has entered into a legally binding option agreement (which extends through the end of the current fiscal year and contains a renewal provision so that the option can be renewed for at least an additional six months) to purchase or lease the proposed site; or has a copy of the contract of sale for the site, a deed, long-term leasehold, a request with all supporting documentation, submitted either prior to or with the Application for Capital Advance, for a partial release of a site covered by a mortgage under a HUD program, or other evidence of legal ownership of the site (including properties to be acquired from the FDIC/RTC). The Sponsor must

also identify any restrictive covenants, including reverter clauses. In the case of a site to be acquired from a public body, evidence that the public body possesses clear title to the site, and has entered into a legally binding agreement to lease or convey the site to the Sponsor after it receives and accepts a notice of Section 811 capital advance, and identification of any restrictive covenants, including reverter clauses. However, in localities where HUD determines that the time constraints of the funding round will not permit all of the required official actions (e.g., approval of Community Planning Boards) that are necessary to convey publicly-owned sites, a letter in the application from the mayor or director of the appropriate local agency indicating their approval of conveyance of the site contingent upon the necessary approval action is acceptable and may be approved by the HUD Office if it has satisfactory experience with timely conveyance of sites from that public body. In such cases, documentation shall also include a copy of the public body's evidence of ownership and identification of any restrictive covenants, including reverter clauses.

NOTE: A PROPOSED PROJECT SITE MAY NOT BE ACQUIRED OR OPTIONED FROM A GENERAL CONTRACTOR (OR ITS AFFILIATE) THAT WILL CONSTRUCT THE SECTION 811 PROJECT OR FROM ANY OTHER DEVELOPMENT TEAM MEMBER.

(ii) Evidence that the project as proposed is permissible under applicable zoning ordinances or regulations, or a statement of the proposed action required to make the proposed project permissible and the basis for belief that the proposed action will be completed successfully before the submission of the firm commitment application (e.g., a summary of the results of any requests for rezoning on land in similar zoning classifications and the time required for such rezoning, or preliminary indications of acceptability from zoning bodies, etc.).

(iii) A narrative topographical and demographic description of the suitability of the site and area as well as a description of the area surrounding the site, the characteristics of the neighborhood, how the site will promote greater housing opportunities for minority persons with

disabilities thereby affirmatively furthering fair housing.

(iv) A statement that the Sponsor is willing to seek a different site if the preferred site is unapprovable and that site control will be obtained within six months of notification of fund reservation;

(v) A map showing the location of the site and the racial composition of the neighborhood, with the area of racial concentration delineated;

(vi) A Phase I Environmental Site Assessment, in accordance with the American Society for Testing and Material (ASTM) Standards E 1527-93, as amended. Since the Phase I study must be completed and submitted with the application, it is important that the Sponsor start the site assessment process as soon after publication of the NOFA as possible.

If the Phase I study indicates the possible presence of contamination and/or hazards, the Sponsor must decide whether to continue with this site or choose another site. Should the Sponsor choose another site, the same environmental site assessment procedure identified above must be followed for that site. NOTE: For properties to be acquired from the FDIC/RTC, include a copy of the FDIC/RTC prepared Transaction Screen Checklist or Phase I Environmental Site Assessment, and applicable documentation, per the FDIC/RTC Environmental Guidelines.

If the Sponsor chooses to continue with the original site on which the Phase I study indicated contamination or hazards, then it must undertake a detailed Phase II Environmental Site Assessment by an appropriate professional. If the Phase II Assessment reveals site contamination, the extent of the contamination and a plan for clean-up of the site must be submitted to the local HUD Office. The plan for clean-up must include a contract for remediation of the problem(s) and an approval letter from the applicable Federal, State, and/or local agency with jurisdiction over the site. In order for the application to be considered for review under this FY 1997 funding competition, this information would have to be submitted to the local HUD Office no later than 30 days after the application submission deadline date. **NOTE: THIS COULD BE AN EXPENSIVE UNDERTAKING. THE COST OF**

ANY CLEAN-UP AND/OR REMEDIATION MUST BE BORNE BY THE SPONSOR.

(vii) A letter from the State Historic Preservation Officer indicating whether the proposed site(s) has any historical significance.

(viii) If an exception to the project size limits found in section IV.D., below, of this NOFA is being requested, describe why the site was selected and demonstrate the following:

(A) People with disabilities similar to those of the prospective tenants have indicated their acceptance or preference to live in housing with as many units/people as proposed for the project;

(B) The increased number of people is necessary for the economic feasibility of the project;

(C) The project is compatible with other residential development and the population density of the area in which the project is to be located;

(D) The increased number of people will not prohibit their successful integration into the community;

(E) The project is marketable in the community;

(F) The size of the project is consistent with State and/or local policies governing similar housing for the proposed population; and

(G) A statement that the Sponsor is willing to have its application processed at the project size limit should HUD not approve the exception.

(2) If the Sponsor has identified a site, but does not have it under control, it must submit the following information:

(i) A description of the location of the site, including its street address, its unit number (if condominium), neighborhood/community characteristics (to include racial and ethnic data), amenities, adjacent housing and/or facilities, and how the site will promote greater housing opportunities for minority persons with disabilities thereby affirmatively furthering fair housing;

(ii) A description of the activities undertaken to identify the site, as well as what actions must be taken to obtain control of the site, if approved for funding;

(iii) An indication as to whether the site is properly zoned. If it is not, an indication of the actions necessary for proper zoning and whether these can be accomplished within six months of fund reservation award, if approved for funding;

(iv) A status of the sale of the site; and

(v) An indication as to whether the site would involve relocation.

5. A list of the applications, if any, the Sponsor has submitted or is planning to submit to any other HUD Office in response to this NOFA or the NOFA for the Section 202 program of Supportive Housing for the Elderly (published elsewhere in today's Federal Register). Indicate, by HUD Office, the number of units requested and the proposed location by city and State for each application. Include a list of all FY 1996 and prior year projects to which the Sponsor(s) is a party, identified by project number and HUD Office, which have not been finally closed.

6. HUD-2880, Applicant/Recipient Disclosure/Update Report including Social Security Numbers and Employer Identification Numbers.

7. Executive Order 12372. A certification that the Sponsor has submitted a copy of its application, if required, to the State agency (single point of contact) for State review in accordance with Executive Order 12372.

8. A statement that: (a) identifies all persons (families, individuals, businesses, and nonprofit organizations) by race/minority group and status as owners or tenants occupying the property on the date of submission of the application for a capital advance; (b) indicates the estimated cost of relocation payments and other services; (c) identifies the staff organization that will carry out the relocation activities; and (d) identifies all persons that have moved from the site within the last 12 months. (This requirement applies to applications with site control only. Sponsors of applications with identified sites that are selected will be required to submit this information at a later date once they have obtained site control.)

NOTE: IF ANY OF THE RELOCATION COSTS WILL BE FUNDED FROM SOURCES OTHER THAN THE SECTION 811 CAPITAL ADVANCE, THE SPONSOR MUST PROVIDE EVIDENCE OF A FIRM COMMITMENT OF THESE FUNDS. WHEN EVALUATING APPLICATIONS, HUD WILL CONSIDER THE TOTAL COST OF PROPOSALS (i.e., COST OF SITE ACQUISITION, RELOCATION, CONSTRUCTION AND OTHER PROJECT COSTS).

9. SF-424. A certification on SF-424, Application for Federal Assistance, that the Sponsor(s) is not delinquent on the repayment of any Federal debt.

10. Certification Regarding Lobbying. The Sponsor must submit the certification required by 24 CFR Part 87. If the Sponsor has made or has agreed to make any payment using nonappropriated funds for lobbying activity, as described in 24 CFR Part 87, the submission must also include SF-LLL, Disclosure of Lobbying Activities.

11. Certification of Consistency with the Consolidated Plan (Plan) for the jurisdiction in which the proposed project will be located must be submitted by the Sponsor. The certification must be made by the unit of general local government if it is required to have, or has, a complete Plan. Otherwise, the certification may be made by the State, or by the unit of general local government if the project will be located within the jurisdiction of the unit of general local government authorized to use an abbreviated strategy, and if it is willing to prepare such a Plan.

All certifications must be made by the public official responsible for submitting the Plan to HUD. The certifications must be submitted as part of the application by the application submission deadline date set forth in this NOFA. The Plan regulations are published in 24 CFR part 91.

12. Sponsor Certifications.

(a) A certification that the Sponsor will comply with section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794) and the implementing regulations at 24 CFR part 8; the Fair Housing Act (42 U.S.C. 3600-3619) and the implementing regulations at 24 CFR parts 100, 108, 109, and 110; Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the implementing

regulations at 24 CFR part 1; section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and the implementing regulations at 24 CFR part 135; the Age Discrimination Act of 1975 (42 U.S.C. 6101-6107) and the implementing regulations at 24 CFR part 146; Executive Order 11246 (as amended) and the implementing regulations at 41 CFR Chapter 60; the regulations implementing Executive Order 11063 (Equal Opportunity in Housing) at 24 CFR part 107; the Americans with Disabilities Act (42 U.S.C. 12101 et seq.) to the extent applicable; the affirmative fair housing marketing requirements of 24 CFR part 200, subpart M and the implementing regulations at 24 CFR part 108; and other applicable Federal, State, and local laws prohibiting discrimination and promoting equal opportunity.

(b) A certification that the Sponsor(s) will comply with the requirements of the Drug-Free Workplace Act.

(c) A certification that the project will comply with HUD's project design and cost standards and special project standards; the Uniform Federal Accessibility Standards and HUD's implementing regulations at 24 CFR part 40; section 504 of the Rehabilitation Act of 1973 and HUD's implementing regulations at 24 CFR part 8; and for covered multifamily dwellings designed and constructed for first occupancy after March 13, 1991, the design and construction requirements of the Fair Housing Act and HUD's implementing regulations at 24 CFR part 100; and the Americans with Disabilities Act of 1990.

(d) A certification by the Sponsor(s) that it will comply (or has complied) with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (URA), implemented by regulations at 49 CFR part 24, and 24 CFR 891.155(e).

(e) A certification by the Sponsor(s) that it will form an Owner (as defined in 24 CFR 891.305) after the issuance of the capital advance, will cause the Owner to file a request for determination of eligibility and a request for capital advance, and will provide sufficient resources to the

Owner to insure the development and long-term operation of the project, including capitalizing the Owner at firm commitment processing in an amount sufficient to meet its obligations in connection with the project.

(f) A certification that the Sponsor will comply with the requirements of the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. 4821-4846) and implementing regulations at 24 CFR part 35 (except as superseded in 24 CFR 891.325).

(g) A certification that the Sponsor will not require residents to accept any supportive services as a condition of occupancy.

IV. Additional Information

A. Development Cost Limits

(a) The following development cost limits, adjusted by locality as described in (b) below, shall be used to determine the capital advance amount to be reserved for projects for persons with disabilities:

(1) For independent living facilities: The total development cost of the property or project attributable to dwelling use (less the incremental development cost and the capitalized operating costs associated with any excess amenities and design features to be paid for by the Sponsor) may not exceed:

Non-elevator structures:

\$28,032 per family unit without a bedroom;
 \$32,321 per family unit with one bedroom;
 \$38,979 per family unit with two bedrooms;
 \$49,893 per family unit with three bedrooms;
 \$55,583 per family unit with four bedrooms.

For elevator structures:

\$29,500 per family unit without a bedroom;
 \$33,816 per family unit with one bedroom;
 \$41,120 per family unit with two bedrooms;
 \$53,195 per family unit with three bedrooms;
 \$58,392 per family unit with four bedrooms.

(2) For group homes only:

# Residents	Type of Disability	
	Physical/Developmental	Chronic Mental Illness
3.....	\$128,710	\$124,245
4.....	137,730	131,980
5.....	146,750	139,715
6.....	155,760	147,450

These cost limits reflect those costs reasonable and necessary to develop a project of modest design that complies with HUD minimum property standards; the minimum group home requirements of § 891.310(a); the accessibility requirements of §§ 891.120(b) and 891.310(b); and the project design and cost standards of § 891.120.

(b) Increased development cost limits.

(1) HUD may increase the development cost limits set forth in paragraphs (a)(1) and (2) above by up to 140 percent in any geographic area where the cost levels require, and may increase the development cost limits by up to 160 percent on a project-by-project basis.

(2) If HUD finds that high construction costs in Alaska, Guam, Virgin Islands or Hawaii make it infeasible to construct dwellings, without the sacrifice of sound standards of construction, design, and livability, within the development cost limits provided in paragraphs (a)(1) and (2) of this section, the amount of capital advances may be increased to compensate for such costs. The increase may not exceed the limits established under this section (including any high cost area adjustment) by more than 50 percent.

(3) For group homes only, HUD Offices may approve increases in the development cost limits in paragraph (a)(2) above, in areas where Sponsors can provide sufficient documentation that high land costs limit or prohibit project feasibility. An example of acceptable documentation is evidence of at least three land sales which have actually taken place (listed prices for land are not acceptable) within the last two years in the area where the project is to be built. The average cost of the documented sales must exceed seven percent of the development cost limit for which the project in question is eligible in order for an increase to be considered.

B. Sites

The National Affordable Housing Act requires Sponsors submitting applications for Section 811 fund reservations to provide either (a) evidence of site control, or (b) reasonable assurances that it will have control of a site within six months of notification of fund reservation. Accordingly, if a Sponsor has control of a site at the time it submits its application, it must include evidence of such as described in Section III.b.4.(e)(1) of this NOFA and in the Application Package. If it does not have site control, it must provide the information required in Section III.b.4.(e)(2) and in the Application Package for identified sites as a reasonable assurance that site control will be obtained within six months of fund reservation notification.

Sponsors may select a site different from the one(s) submitted in their original applications if the original site(s) is (are) not approvable. Selection of a different site will require HUD performance of an environmental review on the new site, which could result in rejection of that site.

However, if a Sponsor does not have site control for any reason 12 months after notification of fund reservation, the assistance will be recaptured and reallocated.

Sponsors submitting satisfactory evidence of an approvable site (i.e., site control) will have 10 bonus points added to the rating of their applications. Sponsors submitting proper identification of a site will not be eligible for the 10 bonus points.

Applications containing evidence of site control where either the evidence or the site is not approvable will not be rejected provided the application indicates the Sponsor's willingness to select another site and an assurance that site control will be obtained within six months of fund reservation notification.

In the case of a scattered site application submitted with evidence of site control for some or all of the sites, all of the sites must have satisfactory evidence of site control and all of the sites must be approvable for the application to receive the 10 bonus points for site control.

C. Supportive Services

The National Affordable Housing Act requires Sponsors submitting applications for Section 811 fund reservations to include a supportive services plan and a certification from the appropriate State or local agency that the provision of services identified in the Supportive Services Plan is well designed to serve the special needs of persons with disabilities. Paragraph III.B.4.(c) above outlines the information that must be in the Supportive Services Plan. Sponsors must submit one copy of their Supportive Services Plan to the appropriate State or local agency well in advance of the application submission deadline date in order for the State or local agency to review the Supportive Services Plan and complete the Supportive Services Certification (Exhibit 4(d) of the Application Package) and return it to the Sponsor for inclusion with the application submission to HUD.

Since the appropriate State or local agency will review the Supportive Services Plan on behalf of HUD, the Supportive Services Certification will

also indicate whether the Sponsor demonstrated that the supportive services will be provided on a consistent, long-term basis and whether the proposed housing is consistent with State or local policies or plans governing the development and operation of housing to serve individuals of the proposed occupancy category. If HUD receives an application in which the Supportive Services Certification is missing, is received by HUD after the deficiency period, or indicates any of the following: 1) the provision of services is not well designed to meet the special needs of persons with disabilities, 2) the Sponsor failed to demonstrate that the supportive services will be provided on a consistent, long-term basis, or 3) the proposed housing is not consistent with State or local agency's plans/policies governing the development and operation of housing to serve the proposed population and the agency will be a major funding or referral source for the proposed project or be responsible for licensing the project, the application shall be rejected.

Any prospective resident of a Section 811 project who believes he/she needs supportive services must be given the choice to be responsible for acquiring his/her own services or to take part in the Sponsor's Supportive Services Plan which must be designed to meet the individual needs of each resident. Sponsors may not require residents, as a condition of occupancy, to accept any supportive service.

D. Project Size Limits

1. Group home - The minimum number of persons with disabilities that can be housed in a group home is three and the maximum number is six, with one person per bedroom unless two residents choose to share one bedroom or a resident determines he/she needs another person to share his/her bedroom.

2. Independent living facility - The minimum number of units that can be applied for in one application is five; not necessarily in one structure. The maximum number of persons with disabilities that can be housed in an independent living facility is 18.

3. Exceptions - Sponsors may request an exception to the above project size limits by providing the information required in the Application Package and as outlined in section III. B. 4.(e)(1)(viii) above.

V. Other Matters

A. Environmental Impact

This NOFA provides funding under, and does not alter the environmental requirements of, regulations in 24 CFR part 891, which were published in the Federal Register on March 22, 1996 (61 FR 11956). Accordingly, under 24 CFR 50.19(c)(5), as published in the Federal Register on September 27, 1996 (61 FR 50914, 50919), this NOFA is categorically excluded from environmental review under the National Environmental Policy Act of 1969 (42 U.S.C. 4321). The environmental review provisions of the Section 811 program regulations are in 24 CFR 891.155(b).

B. Federalism Executive Order

The General Counsel, as the Designated Official under section 6(a) of Executive Order 12612, Federalism, has determined that this NOFA does not have substantial direct effects on States or their political subdivisions, or on the relationship between the Federal government and the States, or on the distribution of power and responsibilities among the various levels of government. This NOFA merely notifies the public of the availability of capital advances and project rental assistance for supportive housing for persons with disabilities. As a result, this NOFA is not subject to review under the Order.

C. Accountability in the Provision of HUD Assistance

Section 102 of the Department of Housing and Urban Development Reform Act of 1989 (42 U.S.C. 3545) (HUD Reform Act) and the regulations codified in 24 CFR part 4, subpart A, contain a number of provisions that are designed to ensure greater accountability and integrity in the provision of certain types of assistance administered by HUD. On January 14, 1992, HUD published in the Federal Register (57 FR 1942) a notice that also provides information on the implementation of Section 102. The documentation, public access, and disclosure requirements of section 102 apply to assistance awarded under this NOFA as follows:

1. Documentation and Public Access Requirements

HUD will ensure that documentation and other information regarding each application submitted pursuant to this NOFA are sufficient to indicate the basis upon which assistance was provided or denied. This material, including any letters of support, will be made available for public inspection for a five-year period beginning not less than 30 days after the award of the assistance. Material will be made available in accordance with the Freedom of Information Act (5 U.S.C. 552) and HUD's implementing regulations at 24 CFR part 15. In addition, HUD will include the recipients of assistance pursuant to this NOFA in its Federal Register notice of all recipients of HUD assistance awarded on a competitive basis.

2. Disclosures

HUD will make available to the public for five years all applicant disclosure reports (HUD Form-2880) submitted in connection with this NOFA. Update reports (also Form-2880) will be made available along with the applicant disclosure reports, but in no case for a period less than three years. All reports - both applicant disclosures and updates - will be made available in accordance with the Freedom of Information Act (5 U.S.C. 552) and HUD's implementing regulations at 24 CFR part 15.

D. Prohibition Against Advance Information on Funding Decisions.

HUD's regulation implementing section 103 of the Department of Housing and Urban Development Reform Act of 1989, codified as 24 CFR part 4, applies to the funding competition announced today. The requirements of the rule continue to apply until the announcement of the selection of all successful applicants. HUD employees involved in the review of applications and in the making of funding decisions are prohibited by part 4 from providing advance information to any person (other than an authorized person) concerning funding decisions, or from otherwise giving any applicant an unfair competitive advantage. Persons who apply for assistance in this competition should confine their inquiries to the subject areas permitted under 24 CFR part 4.

Applicants or employees who have ethics related questions should contact the HUD Ethics Law Division (202) 708-3815 (This is not a toll-free number.)

(To access this number by TTY, dial 1-800-877-8339). HUD employees who have specific program questions, such as whether particular subject matter can be discussed with persons outside HUD, should contact the appropriate Field Office Counsel, or Headquarters Counsel for the program to which the question pertains.

E. Prohibition Against Lobbying Activities

Applicants for funding under this NOFA are subject to the provisions of Section 319 of the Department of Interior and Related Agencies Appropriations Act for Fiscal Year 1991, (31 U.S.C. Section 1352) (the Byrd Amendment) and to the provisions of the Lobbying Disclosure Act of 1995, (Pub. L. 104-65; approved December 19, 1995).

The Byrd Amendment, which is implemented in regulations at 24 CFR Part 87, prohibits applicants for Federal contracts and grants from using appropriated funds to attempt to influence Federal Executive or legislative officers or employees in connection with obtaining such assistance, or with its extension, continuation, renewal, amendment or modification. The Byrd Amendment applies to the funds that are the subject of this NOFA. Therefore, applicants must file a certification stating that they have not made and will not make any prohibited payments, and if any payments or agreement to make payments of nonappropriated funds for these purposes have been made, a form SF-LLL disclosing such payments must be submitted. The certification and the SF-LLL are included in the Application Package.

The Lobbying Disclosure Act of 1995 (Pub. L. 104-65; approved December 19, 1995), which repealed Section 112 of the HUD Reform Act and resulted in the elimination of the regulations at 24 CFR Part 86, requires all persons and entities who lobby covered Executive or Legislative Branch officials to register with the Secretary of the Senate and the Clerk of the House of Representatives and file reports concerning their lobbying activities.

F. Catalog of Federal Domestic Assistance Program

The Catalog of Federal Domestic Assistance Program title and number is 14.181, Supportive Housing for Persons with Disabilities.

AUTHORITY: Section 811, National Affordable Housing Act, as amended (42

U.S.C. 1803), Section 7(d), Department of Housing and Urban Development Act
(42 U.S.C. 3535(d)).

Dated: May 19, 1997.

Nicolas P. Retsinas, Assistant Secretary for
Housing - Federal Housing Commissioner

APPENDIX A

**GUIDELINES FOR RATING SECTION 811 APPLICATIONS FY 1997
SUPPORTIVE HOUSING FOR PERSONS WITH DISABILITIES**

DIRECTIONS: In applications proposing a Co-Sponsor, the Sponsor and Co-Sponsor are to be evaluated and scored separately. **The higher score shall be awarded to the application.**

The full range of numerical ratings should be used.

1. In determining the Sponsor's ability to develop and operate the proposed housing on a long-term basis, consider: 57 points maximum

(MHR (a) The scope, extent and quality of the Sponsor's
& AM experience in providing housing OR related services to avg'd)
those proposed to be served by the project and the scope of the
proposed project (i.e., number of units, services, relocation
costs, development, and operation) in relationship to the
Sponsor's demonstrated development and management capacity and
financial management capability (32 points maximum).

27-32 Points Sponsor must have developed and operated at least one
housing project comparable in scope to the project being
applied for **or** provided related supportive services for at
least five years **for the proposed population** and,
demonstrated a consistent performance in timely development,
effective marketing, and efficient management of housing
and/or service delivery. Also, the Sponsor must not have
received any unreasonable increases in fund reservations for
developing and/or operating previously funded projects.

14-26 Points Sponsor has at least three years experience in providing
housing **and/or** supportive services **for the proposed
population** and has demonstrated consistent performance in
timely development, effective marketing, and efficient
management of housing and/or service delivery.

1-13 Points Sponsor has less than three years experience in providing
either housing or supportive services **for the proposed
population**, or has not consistently performed the
development, marketing, and management of housing and/or
service delivery.

(FHEO)(b) The scope, extent and quality of the Sponsor's experience in
providing housing or related services to minority persons or
families (10 points maximum)

10 points Sponsor has significant previous experience in
housing/serving minorities (i.e., previous housing
assistance/related service to minorities was equal to or
greater than the percentage of minorities in the
jurisdiction where the previous housing/service experience
occurred); and the Sponsor has ties to the minority
community.

8-9 points Sponsor has significant previous experience in
housing/serving minorities. There is no evidence that the
Sponsor has ties to the minority community.

- 5-7 points Sponsor has minimal experience in housing/serving minorities (i.e., previous housing assistance/related service to minorities was less than the percentage of minorities in the jurisdiction where the previous housing/service experience occurred); and the Sponsor has ties to the minority community.
- 3-4 points Sponsor has minimal experience in housing/serving minorities but the Sponsor does not have ties to the minority community.
- 1-2 points The Sponsor does not have experience in housing/serving minorities, but the Sponsor has ties to the minority community.
- 0 points None of the above.

(SEC (c)
REP) The extent of local government support for the project.
(5 points maximum)

- 5 points The application contains written evidence that the local government intends to provide financial assistance and community services to the proposed project and the project is consistent with the Consolidated Plan which shows a need for housing for persons with disabilities.
- 3 points The application contains written evidence that the local government intends to provide community services to the proposed project and the project is consistent with the Consolidated Plan which shows a need for housing for persons with disabilities.
- 1 point The Sponsor has enlisted some support in the community (i.e., letters of support from other agencies) for the proposed project and the project is consistent with the Consolidated Plan which shows a need for housing for persons with disabilities.

(MHR)(d) The extent of the Sponsor's activities in the community, including previous experience in serving the area where the project is to be located, and Sponsor's demonstrated ability to raise local funds.
(10 points maximum)

7-10 points The Sponsor has provided extensive evidence of:

- a. Sponsor's past history of serving the project locality (i.e., extent of its activities, period of involvement and the size of the population served); and,
- b. Sponsor's fund-raising ability.

4-6 points The Sponsor has provided documentation which demonstrates its previous experience in serving the project locality, and a good track record of private fund-raising in the community.

1-3 points The Sponsor has limited experience in serving the area where the project is to be located, or in securing private funding in a community.

2. In determining the need for supportive housing for persons with

disabilities in the area to be served, the suitability of the site, and the design of the project, consider: 43 points maximum

NOTE: All references to "site" automatically include its plural form in the case of scattered site projects.

- (EMAS)(a) The extent of need for the project in the area based on a determination made by the HUD Office. This determination will be made by taking into consideration the Sponsor's evidence of need in the area, as well as other economic, demographic, and housing market data available to the HUD Office. (8 points maximum)

NOTE: This factor must be scored either 0 or 8 points.

- (VAL) (b) The proximity or accessibility of the site to shopping, medical facilities, places of employment, places of worship, transportation, recreational facilities, and other necessary services to the intended occupants, adequacy of utilities and streets and freedom of the site from adverse environmental conditions (site control projects only), and compliance with site and neighborhood standards. (15 points maximum)

SITE CONTROL PROJECTS

10-15 points **All necessary services and facilities**, including shopping facilities for daily necessities (groceries, toiletries and medicines), are within safe walking distance, OR are easily accessible by frequently operating public transportation or by transportation provided by the Sponsor.

Utilities and streets are available, adequate to serve the proposed use, and will require little or no off-site construction.

Permissive zoning is in place.

No filling is necessary; soil shows **no evidence of instability**; or, **minimal grading is necessary** to improve site drainage. **Site is adequate** in size, exposure, configuration, and topography with no special facilities required.

Site is **free from all adverse environmental conditions**, including hazardous conditions, and adequate fire and police protection is readily available.

Site is located in an area which **does not have a concentration of housing in which occupancy is limited to persons with disabilities**.

4-9 points **Some necessary services and facilities**, including shopping facilities for daily necessities, are within safe walking distance **OR** are easily accessible by frequently operating public transportation or by transportation provided by the Sponsor. Streets and/or utilities can be made available to the site with **moderate** extensions.

Re-zoning is necessary and Sponsor provided a reasonable assurance that it will be accomplished with only **minor** extensions.

Some filling is necessary; soil shows **some evidence** of instability; or **minor** grading is necessary to improve site drainage. Site is adequate in size, exposure, configuration and topography with no special facilities required. Site is free from all hazardous environmental conditions, but **some minor adverse conditions exist** (e.g., higher than desirable noise level, or minimal air pollution). However, mitigation is possible **without significant expenditures** of time and expense. Adequate fire and police protection is readily available.

Site is located in an area which **does not have a concentration of housing in which occupancy is limited to persons with disabilities.**

1-3 points

Few necessary services and facilities, including shopping facilities for daily necessities are within safe walking distance. **Description of the availability of public transportation or the willingness, capacity and plan of the Sponsor to provide transportation is vague.**

Streets and/or utilities can be made available to the site only with **significant** extensions.

Re-zoning is necessary and the Sponsor provided a reasonable assurance that it will be accomplished with **moderate** extensions.

Moderate filling is necessary; soil shows **evidence of instability**; or **moderate regrading is necessary** to improve site drainage. **Site is minimally acceptable** in terms of size, exposure, configuration, drainage, and topography with some special facilities required. Site is free from all hazardous environmental conditions, but some minor adverse conditions exist (e.g., higher than desirable noise level, or minimal air pollution). However, mitigation is possible but with **significant expenditures** of time and expense. Adequate fire and police protection is readily available.

Site is located in an area which **does not have a concentration of housing in which occupancy is limited to persons with disabilities.**

SITE IDENTIFIED PROJECTS

The site should be rated based upon the Sponsor's description and any information you have about the site and the surrounding area without benefit of a site visit.

10-15 points

All necessary services and facilities, including shopping facilities for daily necessities (groceries, toiletries and medicines), are within safe walking distance, OR are easily accessible by frequently operating public transportation or by transportation provided by the Sponsor.

Permissive zoning is in place.

Site is located in a community setting, will blend in with existing architecture, and will afford maximum integration of the proposed residents.

	<p>Site is located in an area which does not have a concentration of housing in which occupancy is limited to persons with disabilities.</p>
4-9 points	<p>Some necessary services and facilities, including shopping facilities for daily necessities, are within safe walking distance OR are easily accessible by frequently operating public transportation or by transportation provided by the Sponsor.</p> <p>Re-zoning is necessary but Sponsor indicates that it will be accomplished with only minor extensions.</p> <p>Site is located in a community setting, will blend in with existing architecture, and will afford maximum integration of the proposed residents.</p> <p>Site is located in an area which does not have a concentration of housing in which occupancy is limited to persons with disabilities.</p>
1-3 points	<p>Few necessary services and facilities, including shopping facilities for daily necessities are within safe walking distance. Description of the availability of public transportation or the willingness, capacity and plan of the Sponsor to provide transportation is vague.</p> <p>Re-zoning is necessary but the Sponsor indicated that it may take longer than six months beyond fund reservation award.</p> <p>Site is located in an area which does not have a concentration of housing in which occupancy is limited to persons with disabilities.</p>
(FHEO)(c)	<p>Suitability of the site from the standpoints of promoting a greater choice of housing opportunities for minority persons and affirmatively furthering fair housing. (10 points maximum)</p> <p>The FHEO Rating Criterion for Factor 2 awards points considering the existence and location of existing housing for minority persons and whether a minority concentrated area has an unmet need for such housing in determining whether a site promotes housing choice.</p> <p>Situation #1 - Housing market area where there is no existing assisted housing for persons with disabilities and minority persons with disabilities (including Section 202, other Section 811 and low rent public housing projects). There is a need for such housing both inside and outside areas of minority concentration.</p>
10 points	The site is located in a racially mixed area with a need for such housing.
8 points	The site is located in a non-minority area with a need for such housing.
5 points	The site is located in a minority concentrated area with a need for such housing. The Sponsor has comparable, rental units outside of the minority concentrated area that will be

available to minority persons with disabilities through vacancies and/or turnover thus providing a housing choice to those minority persons with disabilities who live outside the minority community.

- 3 points The site is located in a minority concentrated area with a need for housing. Sponsor does not have comparable rental units outside of the minority concentrated area.
- 0 points None of the above. The site, although acceptable, does not promote a greater choice of housing opportunities for minority persons with disabilities.

Situation #2 - Housing market area where there is existing assisted housing for minority persons with disabilities (including Section 202, other Section 811, low rent public housing and other assisted housing projects for minority persons with disabilities) and such housing is located in a non-minority area. There is an unmet need to house minority persons with disabilities in a minority concentrated area:

- 10 points The site is located in a minority concentrated area with an unmet housing need for persons with disabilities and/or minority persons with disabilities.
- 8 points The site is located in a racially mixed area bordering the minority concentrated area with an unmet need for housing minority persons with disabilities.
- 5 points The site is located in a non-minority area but Sponsor has comparable, rental units in the minority concentrated area that will be available to minority persons with disabilities through vacancies and/or turnover, thus providing a housing choice to minority persons with disabilities who desire to remain in the minority community.
- 0 points None of the above. The site, although acceptable, does not promote a greater choice of housing opportunities for minority persons with disabilities.

Situation #3 - Housing market area where the existing housing for minority persons with disabilities is located in an area of minority concentration. There is still a housing need in the minority concentrated area, as well as in the community as a whole:

- 10 points The site is located in a racially mixed area.
- 8 points The site is located in a non-minority area.
- 5 points The site is located in a minority area but Sponsor has comparable, rental units outside of the minority concentrated area that will be available to minority persons with disabilities (through vacancies and/or turnover), thus providing a housing choice to minority persons with disabilities who live outside the minority community.
- 0 points None of the above. The site, although acceptable, does not promote a greater choice of housing opportunities for minority persons with disabilities.

Situation #4 - Housing market area where few or no minorities live. (There are no or few areas of minority concentration.)

10 points The site is located in a housing market area with a population of only a few minorities.

5 points The site is located in a housing market area with a population of no minorities.

Situation #5 - Housing market area where existing assisted housing for minority persons with disabilities is inside a minority concentrated area and also outside a minority concentrated area. Both areas have an unmet need for housing for minorities.

10 points The site is located **Outside** and the majority of assisted housing is located inside.

10 points The site is located **Inside** and the majority of assisted housing is located outside.

5 points The site is located **Outside** and the majority of assisted housing is located outside.

5 points The site is located **Inside** and the majority of assisted housing is located inside.

Situation #6 - Housing market area where few or no non-minorities live. (There are no or few areas of non-minority concentration.)

10 points The site is located in a housing market area with a population of only a few non-minorities.

5 points The site is located in a housing market area with a population of no non-minorities.

(ARCH)(d) The extent to which the proposed design will meet any special needs of persons with disabilities the housing is expected to serve. (10 points maximum)

6-10 points Although the individual needs of the population to be served by the project are not known at this time, it is evident from the detailed narrative that the Sponsor has thoroughly thought out the design of the building(s) as well as anticipated the general design requirements of the prospective residents. As a result, the Sponsor indicates:

The proposed population does not require any special design features and there will not be any on-site services requiring special accommodations;

OR,

The proposed population will need certain design features and identifies each feature, its purpose, why it will be needed, its location and specifications as well as any other pertinent information. The features do not include prohibited amenities such as health care equipment.

1-5 points The narrative is not detailed and only provides a sketchy description of the overall design of the building(s) and just lists special design features without providing any descriptive information about them. It is evident from the narrative that the Sponsor has not thoroughly thought out the design of the building(s) or the general design requirements of the prospective residents.

3. Bonus Points

(MHR)(a) The Sponsor's board is comprised of at least 51 percent persons with disabilities. **(5 bonus points)**

(MHR)(b) The Sponsor has involved persons with disabilities (including minority persons with disabilities) in the development of the application and will involve persons with disabilities (including minority persons with disabilities) in the development and operation of the project. **(5 bonus points)**

The following criteria must be met to receive the 5 bonus points:

- 1) The Sponsor met with persons with disabilities (including minority persons with disabilities) at least twice during preparation of the application to solicit comments;
- 2) Drafts of the application were circulated to persons with disabilities (including minority persons with disabilities) for review prior to submission of the application to HUD;
- 3) Sponsor discussed input received and whether or not it was accepted. If not accepted, the reasons why were provided; and
- 4) Sponsor certifies that it will involve people with disabilities (including minority persons with disabilities) in the next stages of application processing if selected for funding, as well as in the development and operation of the project.

(VAL)(c) The application contains acceptable evidence of control of an approvable site. **(10 bonus points)**

(CPD)(d) The project will be located within the boundaries of a Federally designated Empowerment Zone, Urban Supplemental Empowerment Zone, Enterprise Community, or an Urban Enhanced Enterprise Community
(5 bonus points)

Appendix B - HUD Offices

NOTE: The first line of the mailing address for all offices is U.S. Department of Housing and Urban Development. Telephone numbers listed are not toll-free.

HUD - NEW ENGLAND AREA**CONNECTICUT STATE OFFICE**

First Floor
330 Main Street
Hartford, CT 06106-1860
(203) 240-4523
TTY Number: (860) 240-4665

MASSACHUSETTS STATE OFFICE

Room 375
Thomas P. O'Neill, Jr. Federal Building
10 Causeway Street
Boston, MA 02222-1092
(617) 565-5234
TTY Number: (617) 565-5453

NEW HAMPSHIRE STATE OFFICE

Norris Cotton Federal Building
275 Chestnut Street
Manchester, NH 03101-2487
(603) 666-7681
TTY Number: (603) 666-7518

RHODE ISLAND STATE OFFICE

Sixth Floor
10 Weybosset Street
Providence, RI 02903-3234
(401) 528-5351
TTY Number: (401) 528-5403

HUD - NEW YORK, NEW JERSEY AREA**NEW JERSEY STATE OFFICE**

Thirteenth Floor
One Newark Center
Newark, NJ 07102-5260
(201) 622-7900
TTY Number: (201) 645-3298

NEW YORK STATE OFFICE

26 Federal Plaza
New York, NY 10278-0068
(212) 264-6500
TTY Number: (212) 264-0927

BUFFALO AREA OFFICE

Fifth Floor
Lafayette Court
465 Main Street
Buffalo, NY 14203-1780
(716) 551-5755
TTY Number: (716) 551-5787

HUD - MIDATLANTIC AREA

DISTRICT OF COLUMBIA OFFICE

820 First Street, NE
Washington, D.C. 20002-4502
(202) 275-9200
TTY Number: (202) 275-0772

MARYLAND STATE OFFICE

Fifth Floor
City Crescent Building
10 South Howard Street
Baltimore, MD 21201-2505
(410) 962-2520
TTY Number: (410) 962-0106

PENNSYLVANIA STATE OFFICE

The Wanamaker Building
100 Penn Square East
Philadelphia, PA 19107-3390
(215) 656-0600
TTY Number: (215) 656-3452

VIRGINIA STATE OFFICE

The 3600 Centre
3600 West Broad Street
P.O. Box 90331
Richmond, VA 23230 - 0331
(804) 278-4507
TTY Number: (804) 278-4501

WEST VIRGINIA STATE OFFICE

Suite 708
405 Capitol Street
Charleston, WV 25301-1795
(304) 347-7000
TTY Number: (304) 347-5332

PITTSBURGH AREA OFFICE

339 Sixth Avenue
Sixth Floor
Pittsburgh, PA 15222-2515
(412) 644-6428
TTY Number: (412) 644-5747

HUD - SOUTHEAST/CARIBBEAN AREA**ALABAMA STATE OFFICE**

Suite 300
Beacon Ridge Tower
600 Beacon Parkway, West
Birmingham, AL 35209-3144
(205) 290-7617
TTY Number: (205) 290-7630

CARIBBEAN OFFICE

New San Juan Office Building
159 Carlos Chardon Avenue
San Juan, PR 00918-1804 (787) 766-6121
TTY Number: (787) 766-5909

GEORGIA STATE OFFICE

Richard B. Russell Federal Building
75 Spring Street, S.W.
Atlanta, GA 30303-3388 (404) 331-5136
TTY Number: (404) 730-2654

KENTUCKY STATE OFFICE

601 West Broadway
P.O. Box 1044
Louisville, KY 40201-1044
(502) 582-5251
TTY Number: 1-800-648-6056

MISSISSIPPI STATE OFFICE

Suite 910
Doctor A.H. McCoy Federal Building
100 West Capitol Street
Jackson, MS 39269-1096
(601) 965-5308
TTY Number: (601) 965-4171

NORTH CAROLINA STATE OFFICE

Koger Building
2306 West Meadowview Road
Greensboro, NC 27407-3707
(919) 547-4001
TTY Number: (919) 547-4055

SOUTH CAROLINA STATE OFFICE

Strom Thurmond Federal Building
1835-45 Assembly Street
Columbia, SC 29201-2480
(803) 765-5592
TTY Number: (803) 253-3071

TENNESSEE STATE OFFICE

Suite 200
251 Cumberland Bend Drive
Nashville, TN 37228-1803
(615) 736-5213
TTY Number: (615) 736-2886

JACKSONVILLE AREA OFFICE

Suite 2200
Southern Bell Tower
301 West Bay Street
Jacksonville, FL 32202-5121
(904) 232-2626
TTY Number: (904) 232-1241

KNOXVILLE AREA OFFICE

Third Floor
John J. Duncan Federal Building
710 Locust Street
Knoxville, TN 37902-2526
(423) 545-4384
TTY Number: (423) 545-4559

HUD - MIDWEST AREA**ILLINOIS STATE OFFICE**

Ralph H. Metcalfe Federal Building
77 West Jackson Boulevard
Chicago, IL 60604-3507
(312) 353-5680
TTY Number: (312) 353-5944

INDIANA STATE OFFICE

151 North Delaware Street
Indianapolis, IN 46204-2526
(317) 226-6303
TTY Number: (317) 226-7081

MICHIGAN STATE OFFICE

Patrick V. McNamara Federal Building
477 Michigan Avenue
Detroit, MI 48226-2592
(313) 226-7900
TTY Number: (313) 226-6899

MINNESOTA STATE OFFICE

220 Second Street, South
Minneapolis, MN 55401-2195
(612) 370-3000
TTY Number: (612) 370-3186

OHIO STATE OFFICE

200 North High Street
Columbus, OH 43215-2499
(614) 469-5737
TTY Number: (614) 469-6694

WISCONSIN STATE OFFICE

Suite 1380
Henry S. Reuss Federal Plaza
310 West Wisconsin Avenue
Milwaukee, WI 53203-2289
(414) 297-3214
TTY Number: (414) 297-3123

CINCINNATI AREA OFFICE

525 Vine Street
Seventh Floor
Cincinnati, OH 45202-3188
(513) 684-2884
TTY Number: (513) 684-6180

CLEVELAND AREA OFFICE

Fifth Floor
Renaissance Building
1350 Euclid Avenue
Cleveland, OH 44115-1815
(216) 522-4065
TTY Number: (216) 522-2261

GRAND RAPIDS AREA OFFICE

Trade Center Building
Third Floor
50 Louis Street, NW
Grand Rapids, MI 49503-2648
(616) 456-2100
TTY Number: (616) 456-2159

HUD - SOUTHWEST AREA**ARKANSAS STATE OFFICE**

Suite 900
TCBY Tower
425 West Capitol Avenue
Little Rock, AR 72201-3488
(501) 324-5931
TTY Number: (501) 324-5931

LOUISIANA STATE OFFICE

Ninth Floor
Hale Boggs Federal Building
501 Magazine Street
New Orleans, LA 70130-3099
(504) 589-7200
TTY Number: (504) 589-7279

OKLAHOMA STATE OFFICE

500 Main Plaza
500 West Main Street
Suite 400
Oklahoma City, OK 73102-2233
(405) 553-7400
TTY Number: (405) 553-7480

TEXAS STATE OFFICE

1600 Throckmorton Street
P.O. Box 2905
Fort Worth, TX 76113-2905
(817) 978-9000
TTY Number: (817) 978-9273

HOUSTON AREA OFFICE

Suite 200
Norfolk Tower
2211 Norfolk
Houston, TX 77098-4096
(713) 313-2274
TTY Number: (713) 834-3274

SAN ANTONIO AREA OFFICE

Washington Square
800 Dolorosa Street
San Antonio, TX 78207-4563
(210) 472-6800
TTY Number: (210) 472-6885

HUD - GREAT PLAINS**IOWA STATE OFFICE**

Room 239
Federal Building
210 Walnut Street
Des Moines, IA 50309-2155
(515) 284-4512
TTY Number: (515) 284-4718

KANSAS/MISSOURI STATE OFFICE

Room 200
Gateway Tower II
400 State Avenue
Kansas City, KS 66101-2406
(913) 551-5462
TTY Number: (913) 551-6972

NEBRASKA STATE OFFICE

Executive Tower Centre
10909 Mill Valley Road
Omaha, NE 68154-3955
(402) 492-3100
TTY Number: (402) 492-3183

SAINT LOUIS AREA FIELD OFFICE

Third Floor
Robert A. Young Federal Building
1222 Spruce Street
St. Louis, MO 63103-2836
(314) 539-6583
TTY Number: (314) 539-6331

HUD - ROCKY MOUNTAINS AREA

COLORADO STATE OFFICE

633 17th Street
Denver, CO 80202-3607
(303) 672-5440
TTY Number: (303) 672-5248

HUD - PACIFIC/HAWAII AREA

ARIZONA STATE OFFICE

Suite 1600
Two Arizona Center
400 North 5th Street
Phoenix, AZ 85004-2361
(602) 379-4434
TTY Number: (602) 379-4464

CALIFORNIA STATE OFFICE

Philip Burton Federal Building and U.S. Courthouse
450 Golden Gate Avenue
P.O. Box 36003
San Francisco, CA 94102-3448
(415) 436-6532
TTY Number: (415) 436-6594

HAWAII STATE OFFICE

Suite 500
7 Waterfront Plaza
500 Ala Moana Boulevard
Honolulu, HI 96813-4918
(808) 522-8175
TTY Number: (808) 522-8193

LOS ANGELES AREA OFFICE

1615 West Olympic Boulevard
Los Angeles, CA 90015-3801
(213) 251-7122

TTY Number: (213) 894-8133

SACRAMENTO AREA OFFICE

Suite 200
777 12th Street
Sacramento, CA 95814-1997
(916) 498-5220
TTY Number: (916) 498-5959

HUD - NORTHWEST/ALASKA AREA

ALASKA STATE OFFICE

Suite 401
University Plaza Building
949 East 36th Avenue
Anchorage, AK 99508-4399
(907) 271-4170
TTY Number: (907) 271-4328

OREGON STATE OFFICE

400 Southwest Sixth Avenue
Suite 700
Portland, OR 97204-1632
(503) 326-2561
TTY Number: (503) 326-3656

WASHINGTON STATE OFFICE

Suite 200
Seattle Federal Office Building
909 First Avenue
Seattle, WA 98104-1000
(206) 220-5101
TTY Number: (206) 220-5185